

GOVERNMENT OF ANDHRA PRADESH
ABSTRACT

Tirupati Urban Development Authority, Tirupati – Modification to the Master Plan - Realignment of 80 feet wide Master Plan road passing up to Chintalachenu road through Sy.Nos.28/P, 623/P of Tirupati as “ABCDEF – A” - Draft Variation – Confirmed - Orders – Issued.

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT DEPARTMENT

G.O.Ms.No. 482

Dated: 25.07.2009.

Read the following:-

1. G.O.Ms.No.148, M.A. & U.D. Dept., dt.21-3-2005.
2. From the Vice Chairman, Tirupati Urban Development Authority, Tirupati Letter Roc. No.1577/G1/06, Dt.14-3-2008.
3. Govt.Letter No.23078/H2/2007-4. M.A.Dt.17.5.2008.
4. From the Vice Chairman, Tirupati Urban Development Authority Tirupati Letter Roc.No.1577/G1/06,Dt.24.5.2008.
5. Government letter No.23078/H2/2007-5, M.A. dt. 21.6.2008.
6. From the Vice Chairman, Tirupati Urban Development Authority, Tirupati Letter Roc. No.1577/G1/2006, Dt.15.7.2008.
7. Govt.Memo.No.23078/H2/2007-6, M.A.Dated.29.7.2008.
8. Govt.Memo.No.23078/H2/2007 M.A. Dated.5.3.2009.
9. From the Vice Chairman, Tirupati Urban Development Authority Roc.No.1577/G1/2006, Dated.30.04.2009.
5. Govt.Memo.No.23078/H2/2007 M.A.Dated.21.5.2009.
6. Representation received from Sri.C.N.Gaja Mohan, Advocate Tirupati dated. 9.6.2009 .
7. Govt. Letter Dated.23078/H2/2007 M.A. Dated.19.6.2009.
8. From the V.C.TUDA Lr.Roc.No.1577/G1/2006, Dated.10.7.2009.

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O R D E R:-

The following draft variation to the land use envisaged in the Zonal Development Plan for Tirupati and its vicinity area issued in Government Memo. 10th read above was published in the Extraordinary issue of Andhra Pradesh Gazette No.253, Part-I, dt.28.5.2009. Certain objections/ suggestions have been received and they have been examined and rejected. Hence, the draft variation is confirmed.

2. The appended notification will be published in the next issue of the A.P.Gazette.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

Dr.C.V.S.K.SARMA,
PRINCIPAL SECRETARY TO GOVERNMENT.

To

The Commissioner of Printing, Hyderabad.
The Vice Chairman, Tirupati Urban Development Authority, Tirupati.
The Commissioner, Tirupati Municipal Corporation, Tirupati.

Copy to:

The applicant through Vice Chairman, Tirupati Urban Development Authority, Tirupati.
The Special Officer and Competent Authority, Urban Land Ceiling, Tirupati.
The District Collector, Chittoor District, Chittoor.
The Private Secretary to Minister for MA&UD.
SF/SC.

//FORWARDED BY ORDER//

SECTION OFFICER.

APPENDIX
NOTIFICATION

Whereas, a notification vide Government Memo. dated.21.5.2009 have been issued proposing variation to the master plan i.e. Realignment of proposed 80 feet vide master plan road all along the existing road passing up to Chintalachenu road through Sy.No.28/P, 623/P of Tirupati and was published in the Extra ordinary issue of A.P.Gazette No.253, Part-I, dt.28.5.2009.

And whereas, certain objections/suggestions have been received from C.N.Gaja Mohan, vide his letter dated. 9.6.2009 i.e. the alignment may be made straight for the smooth flow of traffic, and the road width may be reduced from 80 feet to 60 feet.

Contd.....2.

And whereas the above objections/suggestions have been referred to Vice Chairman, Tirupati Urban Development Authority for remarks and Vice Chairman, Tirupati Urban Development Authority has reported that as per the request made by some of the local residents to make use of the existing road upto Chintalachenu, the authority has submitted realignment proposals duly considering the existing alignment with a 'S' type curve at the village settlement, the geometrics of 'S' curve will be as per the standard norms prescribed so as to avoid any traffic problems, further reported that the proposed alignment runs to a length of approximately 9 kms, and there is no other major access to cater to the lands around, hence reduction of road right of way may not be considered.

And whereas, after careful examination of the objections / suggestions and taking into consideration of the remarks of Vice Chairman, Tirupati Urban Development Authority, Government have decided to not to consider the suggestions and confirm the draft variation proposed in the A.P.Gazette No.253, Part-I, dt.28.5.2009.

Accordingly, in exercise of the powers conferred by Sub-section (2) of Section 12 of Andhra Pradesh Urban Areas (Development) Act, 1975 (Act-I of 1975) read with rule 13 of Urban Development Authority, Tirupati Rules, 1983, the Government hereby makes the following variation to the Zonal Development Plan for Tirupati and its vicinity area, the same having been previously published in the Extraordinary issue of A.P Gazette No.253, Part-I, dt.28.5.2009 as required by sub-section (3) of the said section.

VARIATION

The proposed 80 feet wide Master Plan road passing through the Sy.Nos. 27, 28, 624, 623 of Tirupati which is sanctioned in G.O.Ms.No.148, M.A. & U.D. Dept., dt.21-03-2005 is now realigned as "**ABCDEF-A**" all along the existing road passing upto Chintalachenu road through Sy.Nos.28/P, 623/P of Tirupati as shown in the Revised Part Master Plan No.3/2009 which is available in the Office of the Tirupati Urban Development Authority, Tirupati. **The above draft variation is subject to the following conditions; namely:-**

- 1) The applicant shall surrender the required land if any for road widening on free of cost to the concerned authority.
- 2) The title and Urban Land Ceiling/Agricultural Land Ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities/Municipal Corporations/Municipalities before issue of building permission/development permission and it must be ensured that the best financial interests of the Government are preserved.
- 3) That the above realignment of road is subject to the conditions that may be applicable under Urban Land Ceiling Act, 1976 and A.P.Agriculture Ceiling Act.
- 4) The owners/applicants are solely responsible for any misrepresentation with regard to ownership/title, Urban Land Ceiling clearances etc. The owners/applicants shall be responsible for any damage claimed by any one on account of realignment of road proposed.
- 5) The realignment of road shall not be used as the proof of any title of the land.
- 6) The realignment of road shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
- 7) Any other conditions as may be imposed by the Vice Chairman, Tirupati Urban Development Authority, Tirupati.

SCHEDULE OF BOUNDARIES

North	: 26(P), 623(P), Vacant Lands.
South	: 26(P), 625(P), 8A(p). Rama Tulasi Kalayanamandapam, Approved Layout, Vacant lands.
East	: 174 of Konka Chennaiahguntla Village, Vacant lands.
West	: 622/IB of Tirupati APSRTC Bus stand junction.

**Dr.C.V.S.K.SARMA,
PRINCIPAL SECRETARY TO GOVERNMENT.**

SECTION OFFICER.